

**CITY OF WEST LINN PLANNING COMMISSION
PUBLIC HEARING NOTICE
FILE NO. DR-23-01**

The West Linn Planning Commission will hold a hybrid public hearing on **Wednesday, October 4, 2023** at 6:30 pm in the Council Chambers of City Hall, 22500 Salamo Road, West Linn, to consider a request for a Class II Design Review at 1919 & 1949 Willamette Falls Drive.

The applicant is requesting approval for the demolition of two existing structures, to be replaced with a three-story commercial building with underground parking. The underground parking will utilize the existing 11th Street entrance from the adjoining building (1969/1993 Willamette Falls Drive). Included with the application is a request for two design exceptions to permit the use of brick masonry and fiber cement instead of wood siding, and construction a third story in excess of the two-story height limit. The application was previously heard by the Historic Review Board (HRB) on June 13, 2023, which made a conditional recommendation of approval to the Planning Commission.

The Planning Commission will make its decision based on applicable criteria found in Chapters 19, 41, 46, 55, 58, and 99 of the Community Development Code (CDC). The CDC approval criteria are available for review on the City website <http://www.westlinnoregon.gov/cdc> or at City Hall and the City Library.

The application is posted on the City's website, <https://westlinnoregon.gov/planning/19191949-willamette-falls-drive-class-ii-design-review-new-commercial-building>. The application, all documents or evidence relied upon by the applicant, and applicable criteria are available for inspection at City Hall at no cost. Copies may be obtained at a reasonable cost. The staff report will be posted on the website and available for inspection at no cost, or copies may be obtained at a reasonable cost, at least ten days before the hearing.

The hearing will be conducted according to CDC Section 99.170 in a hybrid format with some members, staff, presenters, and public attending remotely via Webex and others attending in-person at City Hall. The public can watch the meeting online at <https://westlinnoregon.gov/meetings>.

Anyone wishing to present written testimony for consideration should submit all materials before 12:00 pm (noon) on the meeting day to jfloyd@westlinnoregon.gov or mail them to City Hall. Those who wish to participate remotely should complete the speaker form at <https://westlinnoregon.gov/citycouncil/meeting-request-speak-signup> before 4:00 pm on the meeting day to receive an invitation to join the meeting. Virtual participants can log in through a computer, mobile device, or call-in.

It is important to submit all testimony in response to this notice. All comments submitted for consideration of this application should relate specifically to the applicable criteria. Failure to raise an issue in a hearing, in person, or by letter, or failure to provide sufficient specificity to afford the decision-maker an opportunity to respond to the issue, precludes appeal to the Oregon Land Use Board of Appeals (LUBA) based on that issue (CDC Section 99.090).

The final decision will be posted on the website and available at City Hall. Persons with party status may appeal the decision by submitting an appeal application to the Planning Department within 14 days of mailing the final decision notice pursuant to CDC [99.240](#).

For additional information, please contact John Floyd Associate Planner, City Hall, 22500 Salamo Rd., West Linn, OR 97068, 503-742-6058, jfloyd@westlinnoregon.gov.

Scan this QR Code to go to Project Web Page.



Notified Properties within 500 feet of 1919/1949 Willamette Falls Drive

